

Brunswick Planning Commission
Minutes
August 23, 2004

Commission Members Present: Chair Ed Gladstone, Vice Chair Don Krigbaum, Secretary Connie Koenig, Council Liaison Walt Stull, Wayne Dougherty, and Ellis Burruss, Alternate

Mayor & Council Present:

Staff Present: City P & Z Administrator Rick Stup, City Development Review Planner Wayne Twigg, & Carole Larsen, County Planning Liaison

Chairman Gladstone called the meeting to order at 7:00 PM.

Election of Officers:

In accordance with Section II of the By-Laws of the Brunswick Planning Commission Mr. Gladstone conducted election of officers for FY 05. The following slate was nominated by Mr. Krigbaum; seconded by Mr. Dougherty.

Chair – Ed Gladstone
Vice Chair – Don Krigbaum
Secretary – Connie Koenig

With no further nominations the slate of officers was elected by acclamation.

Minutes

The minutes of the June 28 meeting were reviewed and approved with minor corrections to be made by Staff. (MOTION by Mr. Dougherty; seconded by Mr. Krigbaum, unanimously passed.)

Chairman

Mr. Gladstone requested all those in attendance who were going to speak on any of the cases, to rise and be sworn in. He administered the oath.

Mr. Stup introduced Wayne Twigg, Development Review Planner.

Old Business

None.

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New Business

Zoning Site Plan

84 Lumber Company Retail Facility: Located between the existing railroad tracks, south of Potomac Street, west of MD RTE 17. Zoning Classification: I-2, BR-SP-03-03-PWA

Staff Presentation and Recommendation

Mr. Stup presented the Staff Report for the PWA Package to include the following: the PWA for Water & Sewer, SEC/SWM, Streets & Stormdrain, and FRO; Modified PWA for Private Grinder Pump and Water; Deeds of Easement, and Deed of Easement/Maintenance Covenants and Agreement. All documents appear to satisfy the City's requirements. Guarantee of Improvements are proposed to be in the form of escrow accounts deposited with F & M Bank, Brunswick Branch.

Staff recommends approval of the PWA Package with the following conditions:

1. County DPW approval of the SWM & SEC Cost Estimates.
2. Applicant bound by their testimony.
3. PWA Package approved by the Mayor and Council.
4. Subject to Staff's final review for accuracy and minor revisions.

Staff further recommends that a recommendation of approval for the PWA Package be forwarded to the Mayor and Council.

Mr. Stup answered questions with regard to the plan and past approvals, proffers, conditions and discussions.

Applicant

Mr. Bruce Dean, McEvoy and Dean, presented the applicant's case and answered questions with Chris Smariga, Harris, Smariga & Associates.

Public Comment

None.

Rebuttal

None.

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Decision

Mr. Dougherty made a motion to approve the request in accordance with Staff Recommendation; Ms. Koenig seconded the motion.

VOTE: Yea 5 Nay 0

Brunswick Crossing PUD: Located east of Jefferson Pike, south of Burkittsville Road, west of Petersville Road. Zoning Classification: R-1, R-2, RS and OS; Water and Sewer Classification W-4, S-4; BR-PUD-03-01-OSI

Mr. Stup presented the status of the off-site water & sanitary sewer infrastructure for Brunswick Crossing.

Mr. Stup answered Commission questions with regard to the proposed off-site lines, schedule, and improvements.

Public Comment

None.

Mr. Stup stated that there would be a Planning Commission Meeting in September unless applicants failed to file the required plan revisions.

Adjournment

The meeting was adjourned at 8:00 PM.

Respectfully submitted,

Connie Koenig, Secretary
Brunswick Planning Commission